

**Substitute Trustee's Deed
Indexing Instructions**

Lot 263, Sec A, Desoto Village S/D, Sec 34, T-1-S, R-8-W, Desoto Co., MS

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 9th day of January, 2008 and acknowledged on the 9th day of January, 2008, Samantha L. Carnie and James K. Carnie, joint tenants with ROS, executed and delivered a certain Deed of Trust unto Barbara Zirilli, Trustee for Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2849 at Page 552; and

WHEREAS, on the 10th day of February, 2009, Mortgage Electronic Registration Systems, Inc., assigned said Deed of Trust unto GMAC Mortgage, LLC, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2995 at Page 2; and

WHEREAS, on the 10th day of February, 2009, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2996 at Page 283; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee advertised the sale of the following described real property by Substitute Trustee's Notice of Sale, dated March 12, 2009 by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the courthouse in DeSoto County and by publishing said Notice in DeSoto Times-Tribune for three (3) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 14th day of April, 2009, between the legal hours of 11 o'clock a.m. and 4 o'clock p.m., at public outcry, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South at Hernando, Mississippi; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, did on the 14th day of April, 2009, within legal hours, offer for sale and did sell, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South at Hernando, Mississippi the following described real property, to-wit:

Situated in the County of DeSoto, State of Mississippi:

Lot 263, Section A, DeSoto Village Subdivision located in Section 34, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof of record in Plat Book 7, Page 9-14, in the Chancery Court Clerk's Office of DeSoto County, Mississippi.

WHEREAS, at said sale GMAC Mortgage, LLC was the highest bidder and best bidder, therefore, for the sum of \$80,768.01 and the same was then and there struck off to GMAC Mortgage, LLC and it was declared the purchaser thereof; and

WHEREAS, everything necessary to be done to have a good and lawful sale was done in accordance with law and the terms of the Deed of Trust; and

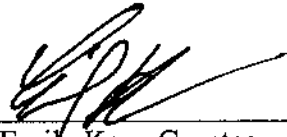
NOW THEREFORE, I, Emily Kaye Courteau, Substitute Trustee, for the consideration of \$80,768.01 do hereby convey the above-described property to GMAC Mortgage, LLC.

I convey only such title as is vested in me as Substitute Trustee.

MAA
DAVEY
9d

sw/F09-0352

WITNESS MY SIGNATURE, this the 20th day of April, 2009.



Emily Kaye Courteau, Substitute Trustee

STATE OF LOUISIANA
PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 20th day of April, 2009 the within named Emily Kaye Courteau, Substitute Trustee, who acknowledged that (s)he executed the above and foregoing instrument of writing, after first having been duly authorized so to do as Substitute Trustee.



NOTARY

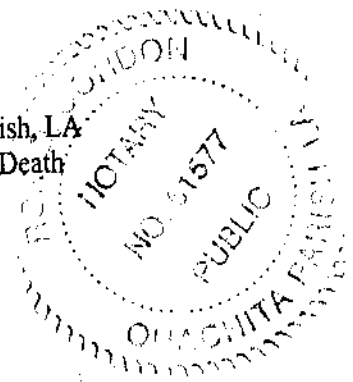
AT DEATH
MY COMMISSION EXPIRES

ADDRESSES:

GRANTOR:
Emily Kaye Courteau
2309 Oliver Road
Monroe LA 71201
318-330-9020

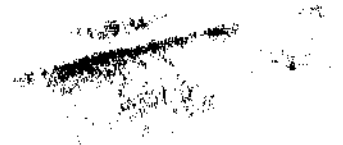
Ron D. Gordon
Notary No. 61577
Notary Public, Ouachita Parish, LA
My Commission Expires at Death

GRANTEE:
GMAC Mortgage, LLC
500 Enterprise Rd Suite 150
Horsham, PA 19044
1-800-766-4622



THIS DOCUMENT WAS PREPARED BY:

MORRIS & ASSOCIATES
2309 OLIVER RD.
MONROE, LA 71201
318-330-9020



PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Diane Smith personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times-Tribune, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 3 consecutive times, as follows, to-wit:

Subscribed and sworn to before me on the 14th day of March, 2009, at Hernando, Mississippi, by Diane Smith, Clerk of the DeSoto Times-Tribune, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 3 consecutive times, as follows, to-wit:

Volume No. 114 on the 24 day of Mar., 2009

Volume No. 114 on the 31 day of Mar., 2009

Volume No. 114 on the 7 day of April, 2009

Volume No. _____ on the _____ day of _____, 2009

Volume No. _____ on the _____ day of _____, 2009

Volume No. _____ on the _____ day of _____, 2009

Sworn to and subscribed before me, this 7 day of April, 2009

BY Jerry H. Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: JANUARY 16, 2013
BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED

A. Single first insertion of 361 words @ .12 \$ 43.32

B. 2 subsequent insertions of 722 words @ .10 \$ 72.20

C. Making proof of publication and depositing to same \$ 3.00

TOTAL PUBLISHER'S FEE: \$ 118.52

Hwy. 51 South, Hernando, MS 38632 • 662.429.6397 • Fax: 662.429.5229

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Volume No. 114 on the 31 day of Mar., 2009

Volume No. 114 on the 7 day of April, 2009

Volume No. _____ on the _____ day of _____, 2009

Volume No. _____ on the _____ day of _____, 2009

Volume No. _____ on the _____ day of _____, 2009

Diane Smith

Sworn to and subscribed before me, this 7 day of April, 2009

BY Jerry H. Douglas

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